

DEPARTMENT OF ENVIRONMENT
PLANNING (NI) ORDER 1991
APPLICATIONS FOR PLANNING PERMISSION

Council Belfast

Date 04/10/2012

ITEM NO	1			
APPLIC NO	Z/2009/0734/F	Full	DATE VALID	22/05/2009
DOE OPINION	REFUSAL			
APPLICANT	ECM Construction C/O Agent		AGENT	ATM Architectural Services 17 Gransha Park Belfast BT11 02890431177

LOCATION Units 1 & 2, 218 Springfield Road, Belfast. BT11

PROPOSAL Erection of four storey development consisting of 2no retail units on ground floor with 6no apartments above with ancillary storage to rear of ground floor. (Amended proposal)

REPRESENTATIONS	OBJ Letters	SUP Letters	OBJ Petitions	SUP Petitions
	4	0	0	0
			Addresses	Signatures
			0	0
			Addresses	Signatures
			0	0

1 The proposal is contrary to Planning Policy Statment (PPS) 7, Quality Residential Environments, in that the proposal, if permitted, would cause unacceptable damage to the immediate character of the area by reason of overdevelopment of the site resulting in inappropriate scale, form, massing and design including lack of amenity space for prospective residents.

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2 The Department has insufficient information as required under Article 7 [4] of the Planning (General Development) Order 1993, to fully assess and ensure that the development will not adversely impact on pedestrian safety, human health or environmental receptors.

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ITEM NO	2			
APPLIC NO	Z/2012/0366/F	Full	DATE VALID	02/04/2012
DOE OPINION	REFUSAL			
APPLICANT	J Bennett c/o agent		AGENT	Dempsey Achitects 677 Lisburn Road Belfast BT9 6LN NA
LOCATION	392 Belmont Road Belfast BT4 2NH			
PROPOSAL	Retrospective application for replacement wall to front boundary.			
REPRESENTATIONS	OBJ Letters	SUP Letters	OBJ Petitions	SUP Petitions
	1	0	0	0
			Addresses	Signatures
			0	0
			Addresses	Signatures
			0	0

- 1 The proposal is contrary to Policy EXT 1 of the Addendum to Planning Policy Statement 7 "Residential Extensions and Alterations" in that it would, if permitted, result in an unacceptable form of development which would be visually intrusive and out of keeping with the character of the area.

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ITEM NO	3			
APPLIC NO	Z/2012/0432/F	Full	DATE VALID	17/04/2012
DOE OPINION	REFUSAL			
APPLICANT	Mr John Stewart 6 Porter Park Belfast BT10 0BU		AGENT	
LOCATION	6 Porter Park Belfast BT10 0BU			NA
PROPOSAL	Erection of two storey extension and garage to rear of dwelling			
REPRESENTATIONS	OBJ Letters	SUP Letters	OBJ Petitions	SUP Petitions
	0	0	0	0
			Addresses Signatures	Addresses Signatures
			0 0	0 0

- 1 The proposal is contrary to Policy EXT 1 of the Addendum to PPS 7 'Residential Extensions and Alterations' by reason of unacceptable scale and massing which would if permitted harm the amenity of adjacent residents by reason of its dominant and overbearing nature.

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ITEM NO	4			
APPLIC NO	Z/2012/0827/F	Full	DATE VALID	11/07/2012
DOE OPINION	REFUSAL			
APPLICANT	James Hunsdale 162 Barnetts Road Belfast BT5 7BG		AGENT	
				NA
LOCATION	162 Barnetts Road Belfast BT5 7BG			
PROPOSAL	Erection of carport to side of house			
REPRESENTATIONS	OBJ Letters	SUP Letters	OBJ Petitions	SUP Petitions
	0	0	0	0
			Addresses	Signatures
			0	0
			Addresses	Signatures
			0	0

- 1 The proposal is contrary to Planning Policy EXT 1 of the Addendum to PPS 7 'Residential Extensions and Alterations' in that it would harm the established character of the surrounding area and streetscape due to inappropriate massing and design and as it results in development forward of the building line.

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ITEM NO	5			
APPLIC NO	Z/2012/0849/F	Full	DATE VALID	19/07/2012
DOE OPINION	APPROVAL			
APPLICANT	Lockington c/o agent		AGENT	2020 Architects 1st Floor 380 Woodstock Road Belfast BT6 9DQ 02890455311
LOCATION	19 Glenmachan Drive Belfast BT4 2RE			
PROPOSAL	Erection of first floor extension above existing garage and single storey extension to rear of dwelling.			
REPRESENTATIONS	OBJ Letters	SUP Letters	OBJ Petitions	SUP Petitions
	1	0	0	0
			Addresses	Signatures
			0	0
			Addresses	Signatures
			0	0

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ITEM NO	6			
APPLIC NO	Z/2012/0903/A	Advertiseme	DATE VALID	31/07/2012
DOE OPINION	REFUSAL			
APPLICANT	CBS Outdoor Ltd House 6 Murray Street Belfast BT1 6DN	Glendinning	AGENT	
LOCATION	Day's Hotel Hope Street Belfast Bt12 5EE			
PROPOSAL	Temporary Advertising Banner			
REPRESENTATIONS	OBJ Letters	SUP Letters	OBJ Petitions	SUP Petitions
	0	0	0	0
			Addresses	Signatures
			0	0
			Addresses	Signatures
			0	0

- 1 The proposal is contrary to Policy AD1 (i) of Planning Policy Statement 17 in that it fails to respect amenity when assessed in the context of the general characteristics of the locality, as it is of an inappropriate scale and design and would, if permitted, be an unduly prominent and intrusive feature on the host building and would detract from the character and appearance of the local area

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ITEM NO	7			
APPLIC NO	Z/2012/0909/F	Full	DATE VALID	31/07/2012
DOE OPINION	APPROVAL			
APPLICANT	Everything Everywhere & H3G Ltd Hatfield Business Park Hatfield Hertfordshire AL10 9BW		AGENT	Harlequin Group 1st Floor 25 Talbot Street Cathedral Quarter Belfast BT1 2LD 02890 823660
LOCATION	Existing telecoms installation rooftop of Europa Hotel Great Victoria Street Belfast BT2 7AP			
PROPOSAL	Installation of 1 no 600mm transmission dish			
REPRESENTATIONS	OBJ Letters	SUP Letters	OBJ Petitions	
	0	0	0	
			Addresses	Signatures
			0	0
			Addresses	Signatures
			0	0

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ITEM NO	8			
APPLIC NO	Z/2012/0922/F	Full	DATE VALID	01/08/2012
DOE OPINION	APPROVAL			
APPLICANT	Telefonica Uk Limited 260 Bath Road Slough Berkshire SL1 4DX		AGENT	Mono Consultants Ltd Steam Packet House 76 Cross Street Manchester M2 4JG TEI 1566
LOCATION	O2 radio station Boucher Road T.E.C Lislea Drive Belfast BT9 7JG			
PROPOSAL	Everything Everywhere Ltd (existing sharer on mast) Swapping 6no antennae at 35.00 m AGL and installing 1 no 300mm dish at 34.5m and 1 no 300mm dish at 35.5m			
REPRESENTATIONS	OBJ Letters	SUP Letters	OBJ Petitions	SUP Petitions
	0	0	0	0
			Addresses	Signatures
			0	0
			Addresses	Signatures
			0	0

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ITEM NO	9			
APPLIC NO	Z/2012/0973/F	Full	DATE VALID	20/08/2012
DOE OPINION	REFUSAL			
APPLICANT	Desmond Middleton 87 Crossan Road Mayobridge Newry BT34 2HY		AGENT	Collins And Collins 18 Margaret Street Newry BT34 1DF 30266602
LOCATION	119 Malone Avenue Malone Lower Belfast BT9 6EQ			
PROPOSAL	Conversion and extension to existing dwelling in multiple occupancy to 4 separate self contained apartments.			
REPRESENTATIONS	OBJ Letters	SUP Letters	OBJ Petitions	SUP Petitions
	1	0	0	0
			Addresses Signatures	Addresses Signatures
			0 0	0 0

- 1 The proposal is contrary to LC 2 of the 2nd Addendum of Planning Policy Statement 7: Safeguarding the Character of Established Residential Areas in that the the original property is not greater than 150 square metres gross internal floorspace;
- 2 The proposal is contrary to LC 2 of the 2nd Addendum of Planning Policy Statement 7: Safeguarding the Character of Established Residential Areas in that the development contains two flats which are wholly in the rear of the property and without access to the public street.
- 3 The proposal is contrary to Policy QD1 of the Department's Planning Policy Statement 7: Quality residential environments in that in that it would if permitted cause unacceptable damage to residential amenity which would harm the living conditions of propestive residents through poor outlook.